143.0	0003	0012.B	1 of 1	Residential
Map	Block	Lot	CARD	ARLINGTON

	Total Card	/	Total Parcel
APPRAISED:	1,149,100	/	1,149,100
USE VALUE:	1,149,100	/	1,149,100
ASSESSED:	1,149,100	/	1,149,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
21		STEVENS TERR, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	BUFFETT WILLIAM N--ETAL
Owner 2:	KENNEDY SUSAN E
Owner 3:	
Street 1:	21 STEVENS TERRACE
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	BUFFETT WILLIAM N--ETAL -
Owner 2:	KENNEDY SUSAN E -
Street 1:	21 STEVENS TERRACE
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains .175 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1935, having primarily Wood Shingle Exterior and 4325 Square Feet, with 1 Unit, 1 Bath, 2 3/4 Baths, 1 HalfBath, 9 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	7	Steep
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	7620.000	630,200		518,900	1,149,100
Total Card	0.175	630,200		518,900	1,149,100
Total Parcel	0.175	630,200		518,900	1,149,100

Source: Market Adj Cost | Total Value per SQ unit /Card: 265.72 | /Parcel: 265.72

Legal Description

Entered Lot Size	
Total Land:	
Land Unit Type:	

User Acct 92642

GIS Ref

GIS Ref

Insp Date 04/20/18

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 143.0-0003-0012.B

!11094!

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	630,200	0	7,620.	518,900	1,149,100		Year end	12/23/2021
2021	101	FV	611,600	0	7,620.	518,900	1,130,500		Year End Roll	12/10/2020
2020	101	FV	611,800	0	7,620.	518,900	1,130,700	1,130,700	Year End Roll	12/18/2019
2019	101	FV	463,700	0	7,620.	486,500	950,200	950,200	Year End Roll	1/3/2019
2018	101	FV	463,700	0	7,620.	402,100	865,800	865,800	Year End Roll	12/20/2017
2017	101	FV	463,700	0	7,620.	369,700	833,400	833,400	Year End Roll	1/3/2017
2016	101	FV	463,700	0	7,620.	337,300	801,000	801,000	Year End	1/4/2016
2015	101	FV	445,600	0	7,620.	330,800	776,400	776,400	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	11:53:50

LAST REV

Date	Time
12/01/20	14:00:16
danam	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 11094

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BUFFETT WILLIAM	1243-135		10/12/2001		70,000	No	No		
	971-49		6/1/1983		124,500	No	No		Y

USER DEFINED

Prior Id # 1:	92642
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/27/2020	1355	Alterati	71,000	C				
10/3/2005	906	Addition	499,785			G7	GR FY07	1 & 2 STY ADDS W/G
6/17/2002	454	Re-Roof	4,800	C				

ACTIVITY INFORMATION

Date	Result	By	Name
4/20/2018	MEAS&NOTICE	CC	Chris C
2/3/2009	Meas/Inspect	372	PATRIOT
9/11/2008	Fieldrev-Chg	BR	B Rossignol
11/18/1999	Meas/Inspect	264	PATRIOT
12/1/1981		CS	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7620		Sq. Ft.	Site		0	80.	0.85	9									518,879						518,900	

Total AC/HA:	0.17493	Total SF/SM:	7620	Parcel LUC:	101	One Family	Prime NB Desc	Brackett	Total:	518,879	Spl Credit		Total:	518,900

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	2A - 2 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	1 - Wood Shingle		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	GREY		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1935	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G7	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	2		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:	2	Rating:	Good
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Good
A HBth:		Rating:	
OthrFix:	2	Rating:	Good

OTHER FEATURES

Kits:	1	Rating:	Very Good
A Kits:		Rating:	
Frpl:	2	Rating:	Good
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	VG - Very Good	4.6	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	4.6	%

CALC SUMMARY

Basic $ / SQ:	130.00
Size Adj.:	0.96973205
Const Adj.:	0.98990101
Adj $ / SQ:	124.792
Other Features:	134400
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	660548
Depreciation:	30385
Depreciated Total:	630162

COMMENTS

SINK IN BMT WHIRLPOOL.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	9	BRs:	4	Baths:	1	HB	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	9	4	M
Totals			
1	9	4	

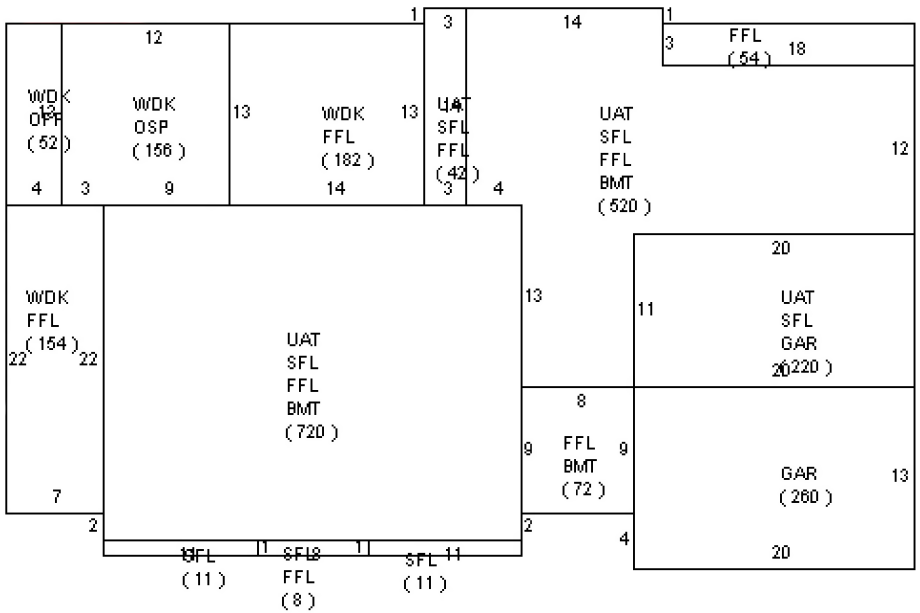
COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:		Ind.Val	

Juris. Factor:	1.00	Before Depr:	124.79
Special Features:	0	Val/Su Net:	101.58
Final Total:	630200	Val/Su SzAd	191.90

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	1,752	124.790	218,636
SFL	Second Floor	1,532	124.790	191,181
BMT	Basement	1,312	53.260	69,871
WDK	Deck	544	7.760	4,221
GAR	Garage	480	20.000	9,602
UAT	Upper Attic	376	68.640	25,773
OSP	Screen Porch	156	29.480	4,599
OFP	Open Porch	52	43.560	2,265
	Net Sketched Area:	6,204	Total:	526,148
Size Ad	3284	Gross Area	7330	FinArea 4325

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	65	A	
UAT	100	FLA	50	A	

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

143.0-0003-0012.B

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	